

HOBBS GORDON FRANKLIN & CONNIE SUE/HOBBS BENJAMIN
15634 CR 108
HILLIARD, FL 32046

20-3N-24-2020-0024-0010

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

12

CEDAR 100

Roof Structure

03

GABLE/HIP 100

Roof Cover

12

MODULAR MT 100

Interior Wall

05

DRYWALL 100

Interior Floor

14

CARPET 100

Air Condition

03

CENTRAL 100

Heating Type

04

AIR DUCTED 100

Bedrooms

2 100

Bathrooms

2 100

Frame Stories

02

WOOD FRAME 100

Units

1.

1. 100

BUD8 Adjustme

04

0 100
DIST 01 100

Quality

03

Quality Level 03

DOR CODE

0200

MOBILE HOME

MAP NUM

MKT AREA

09

NEIGHBORHOOD/LOC

9001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,600

100

1,600

39,984

FOP

20

30

6

150

UCP

528

20

106

2,649

UOP

144

25

36

900

TOTALS

2,292

1,748

43,682

EXTRA FEATURES

L N

OB/XF CODE

DESCRIPTION

BLD CAP

L

W

UNITS

UT

Adj R

ADJ UNIT PRICE

ORIG COND

YEAR ON

YEAR ACTUAL

Q

% COND

OB/XF MKT VALUE

NOTES

1

0510

GARAGE WD-

0

0

16

16

256.00

SF

35.00

35.00

100

1989

1989

3

20

1,792

2

0500

FP-PRE FAB

0

0

0

0

1.00

UT

3,500.00

3,500.00

100

1988

1988

3

64

2,240

3

0510

GARAGE WD-

0

0

11

23

253.00

SF

26.95

26.95

100

1989

1989

3

20

1,364

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000102

C

SFR/MH

0

OR

340.00

210.00

1.60

AC

1.00

1.00

0.95

30,000.00

28,500.00

45,600

REVIEW DATE

01/14/2021

BY

WWA

Total Acres:

1.60

Total Land Value:

45,600

Market:

0

Agricultural:

0

Common:

45,600

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% CONDTOTAL

0820

02

1,748

119.0000

83.30

145,608

1988

1988

0

0

0

70.00

30.00

1 M/H 93- - 0%

- 0

Heated Area: 1600

HX Base Yr

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

06/13/2023

MLU

15628 CR 108, HILLIARD

UCP 1993

UOP 1993

BAS 1993

FOP 1993

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE43,682

TOTAL MARKET OB/XF VALUE5,396

TOTAL LAND VALUE - MARKET45,600

TOTAL MARKET VALUE94,678

SOH/AGL Deduction24,327

ASSESSED VALUE70,351

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE70,351

TOTAL JUST VALUE94,678

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE91,628

PERMIT NUMDESCRIPTIONAMTISSUED

7219ADDITION6,12005/09/1991

4981XFOB4,00006/21/1988

7244MH MOVE-ON36,00004/26/1988

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2658/8578/02/2023QC U I 11100

GRANTOR: HOBBS GORDON F & CONN

GRANTEE: HOBBS GORDON FRANKL

0518/03585/21/1987LE U V 100

GRANTOR: HOBBS GORDON

GRANTEE: GRIFFIS ORA

BUILDING NOTES

BUILDING DIMENSIONS

UCP=[YR=1993] W22 S24 UOP=[YR=1993] W1 S8 BAS=[YR=1993] W38 S27 E18 FOP=[YR=1993] E14 N2 W6 S1 W8 S1\$ N1 E8 N1 E6 S2 E28 N27 W22\$ E18 N8 W17\$ E22 N24\$.